

TRANSCRIPT PREPARED BY THE CLERK OF THE LEGISLATURE  
Transcriber's Office  
FLOOR DEBATE

May 24, 2001

LB 600

introduced.) Mr. Clerk.

CLERK: Mr. President, LB 600 on General File, introduced by Senator Coordsen and other members. (Read title.) The bill was introduced on January 12 of this year, referred to the Revenue Committee, advanced to General File. I have committee amendments pending, Mr. President.

PRESIDENT MAURSTAD: Thank you, Mr. Clerk. Senator Coordsen, you're recognized to open on LB 600.

SENATOR COORDSEN: Thank you, Mr. President, members of the body. As I stand here this morning, I'm thinking about...it was early in the session when one of the able members of the press corps here asked me about LB 600 and said, well, is this your perennial agriculture valuation bill. And my answer was, yes, and the reply was, oh. And I think that illustrates the never-ending story of how in the world do we determine the value for agriculture and horticulture property. I thought before we get to the community...to the committee amendments we might spend a couple of minutes in running through the chronology of events that we've been here in the state of Nebraska. According to Senator Warner, he began his effort on greenbelt, the greenbelt proposition in 1962. By 1972, he was able to convince the body of the Legislature to put a constitutional amendment on the ballot which the citizens subsequently passed; 1973 the greenbelt laws, the first variety, were first enacted which enabled counties if they zoned to establish a different value for agricultural property within the area of zoning. And throughout, it's interesting to read the transcripts because throughout all of the debate, either in committee or on the floor, Senator Warner proposed that it be an income-based method. However, in implementation it became a market-based method with an assumption of what agricultural land might sell for in some other area. Then for the next ten years we continued with the sales-based valuations and the debate continued. It continued to build in the Legislature until in 1984 it culminated with a constitutional amendment being put on the ballot that passed rather handily across the state in every county that would allow the Legislature to create a different method of valuing agriculture property for the purposes of